

## 2 Bedroom Apartment for Sale in Germasogeia, Limassol District

We are pleased to offer this premium ground-floor 2-bedroom apartment in one of Limassol’s most desirable residential locations—Germasogeia. Situated within an exclusive, boutique development, this apartment offers the perfect combination of luxury, privacy, and convenience. Featuring spacious interiors, a private garden, and exceptional finishes, this is a rare opportunity to own a high-end property in a prestigious area.



Property Highlights:

Internal Covered Area: 85 sqm

Private Garden: 60 sqm - Perfect for outdoor living and relaxation, offering a serene retreat in your own backyard.

Covered Veranda: 24 sqm - Additional outdoor space for dining, loun...

### Property Info

### Plot / Area Info

### Additional info

Covered Area	<b>109</b>	Pool	<b>Yes</b>	Reference Number	<b>25746</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Heating	<b>Central Heating, Yes</b>			Condition	<b>Brand New</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>2</b>
				View	<b>Sea view</b>

### Amenities

### Location

- Garden

**Location:** Germasogeia                      Region: **Limassol**  
**Coordinates: 34.7227518 / 33.0845277**

## Price: €410 000 + VAT

VAT for this property is **€20,500** or **€77,900**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

VAT	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 761.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€410 000 on Jul 11, 2024

